

THE PROPERTY TO WHICH SUCH CONTRACT PERTAINS IS LOCATED IN ANY SPECIAL TAXING AREA, OR INCORPORATED TOWN OF MONTGOMERY COUNTY.

(5) WHEN THE TENANT SHALL GIVE NOTICE BY PAROLE TO THE LANDLORD OR TO HIS AGENT OR REPRESENTATIVES, AT LEAST ONE MONTH BEFORE THE EXPIRATION OF THE LEASE OR TENANCY IN ALL CASES EXCEPT IN CASES OF TENANCIES FROM YEAR TO YEAR, AND AT LEAST THREE MONTHS' NOTICE IN ALL CASES OF TENANCY FROM YEAR TO YEAR (EXCEPT IN ALL CASES OF FARM TENANCY, THE NOTICE SHALL BE SIX MONTHS), OF THE INTENTION OF THE TENANT TO REMOVE AT THE END OF THAT YEAR AND TO SURRENDER POSSESSION OF THE PROPERTY AT THAT TIME, AND THE LANDLORD, HIS AGENT, OR REPRESENTATIVE SHALL PROVE THE NOTICE FROM THE TENANT BY COMPETENT TESTIMONY, IT SHALL NOT BE NECESSARY FOR THE LANDLORD, HIS AGENT OR REPRESENTATIVE TO PROVIDE A WRITTEN NOTICE TO THE TENANT, BUT THE PROOF OF SUCH NOTICE FROM THE TENANT AS AFORESAID SHALL ENTITLE HIS LANDLORD TO RECOVER POSSESSION OF THE PROPERTY HEREUNDER. THIS SUBPARAGRAPH (5) SHALL NOT APPLY IN BALTIMORE CITY.

(C) EJECTMENT WHERE ONE-HALF YEAR'S RENT IS DUE.

IN ALL CASES BETWEEN LANDLORD AND TENANT, WHERE ONE-HALF YEAR'S RENT SHALL BE IN ARREAR AND THE LANDLORD HAS THE LAWFUL RIGHT TO REENTER FOR THE NONPAYMENT THEREOF, THE LANDLORD MAY, WITHOUT ANY FORMAL DEMAND OR REENTRY, SERVE A COPY OF A DECLARATION IN EJECTMENT FOR THE RECOVERY OF THE PROPERTY; IF THE DECLARATION CANNOT BE LEGALLY SERVED, OR NO TENANT BE IN ACTUAL POSSESSION OF THE PROPERTY, THEN HE SHALL AFFIX IT UPON THE DOOR OF ANY DEMISED MESSUAGE, OR IF THE ACTION OF EJECTMENT SHALL NOT BE FOR THE RECOVERY OF ANY MESSUAGE, THEN UPON SOME NOTORIOUS PLACE OF THE PROPERTY DESCRIBED IN THE DECLARATION IN EJECTMENT; SUCH AFFIXING SHALL BE DEEMED LEGAL SERVICE THEREOF, WHICH SERVICE OR AFFIXING OF SUCH DECLARATION IN EJECTMENT SHALL STAND IN THE PLACE AND STEAD OF A DEMAND AND REENTRY. IF THE COURT SHALL ENTER A VERDICT FOR THE LANDLORD, HE SHALL HAVE JUDGMENT AND EXECUTION IN THE SAME MANNER AS IF THE RENT IN ARREAR HAD BEEN LEGALLY DEMANDED AND A REENTRY MADE. IF THE TENANT OR OTHER PERSON CLAIMING OR DERIVING UNDER THE LEASE, SHALL PERMIT A JUDGMENT TO BE RENDERED AGAINST HIM, AND EXECUTION TO BE EXECUTED THEREON, WITHOUT PAYING THE RENT AND ARREARS, TOGETHER WITH FULL COSTS, AND WITHOUT PROCEEDING FOR RELIEF IN EQUITY WITHIN SIX CALENDAR MONTHS AFTER THE EXECUTION, THE TENANT AND ALL OTHER PERSONS CLAIMING AND DERIVING UNDER THE SAID LEASE SHALL BE BARRED AND FORECLOSED FROM ALL RELIEF OR REMEDY IN LAW OR EQUITY OTHER THAN BY APPEAL FOR REVERSAL OF SUCH JUDGMENT, AND THE LANDLORD SHALL THENCEFORTH HOLD THE PROPERTY DISCHARGED FROM THE LEASE. NOTHING HEREIN CONTAINED SHALL BAR THE RIGHT OF ANY MORTGAGEE OF THE